

Single Family Residence **RESIDENTIAL**

1089 ROTONDA CIR

ROTONDA WEST, FL 33947

\$473,429 TopHap Estimate · \$234 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,026 ft²

LIVING AREA

0.23 ac

LOT SIZE

2015

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$473K

\$433K low

\$514K high

Last Sale

\$446,500 · Jul 9, 2021

Est. Owner Equity

\$473,429

TAX & ASSESSMENT

Property Tax	\$5,133 (2025)
Assessed Value	\$376,022
Previous Assessed	\$365,425
Assessor Market Value	\$412,163

PROPERTY FACTS

Property Type	Single Family Residence
County	Charlotte
Lot (acres)	0.23
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Pool	Yes

Porch · 517 ft²

Sprinklers

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 9, 2021	Resale	Warranty Deed	\$446,500	\$220	
Feb 29, 2016	Resale	Warranty Deed	\$300,000	\$148	
Mar 10, 2003	Resale	Grant Deed	\$45,000	\$22	
Aug 26, 2002	Resale	Grant Deed	\$6,500	\$3	
Aug 26, 2002	Resale	Grant Deed	\$6,500	\$3	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Vineland Elementary School	Elementary	PK–5	3.1 mi
L. A. Ainger Middle School	Middle	6–8	3.2 mi
Lemon Bay High School	High	9–12	5.8 mi

District: Charlotte County School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 33947

87 CRIME INDEX	75 AIR POLLUTION	12,089 POPULATION	\$71K MEDIAN IN-COME	73°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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